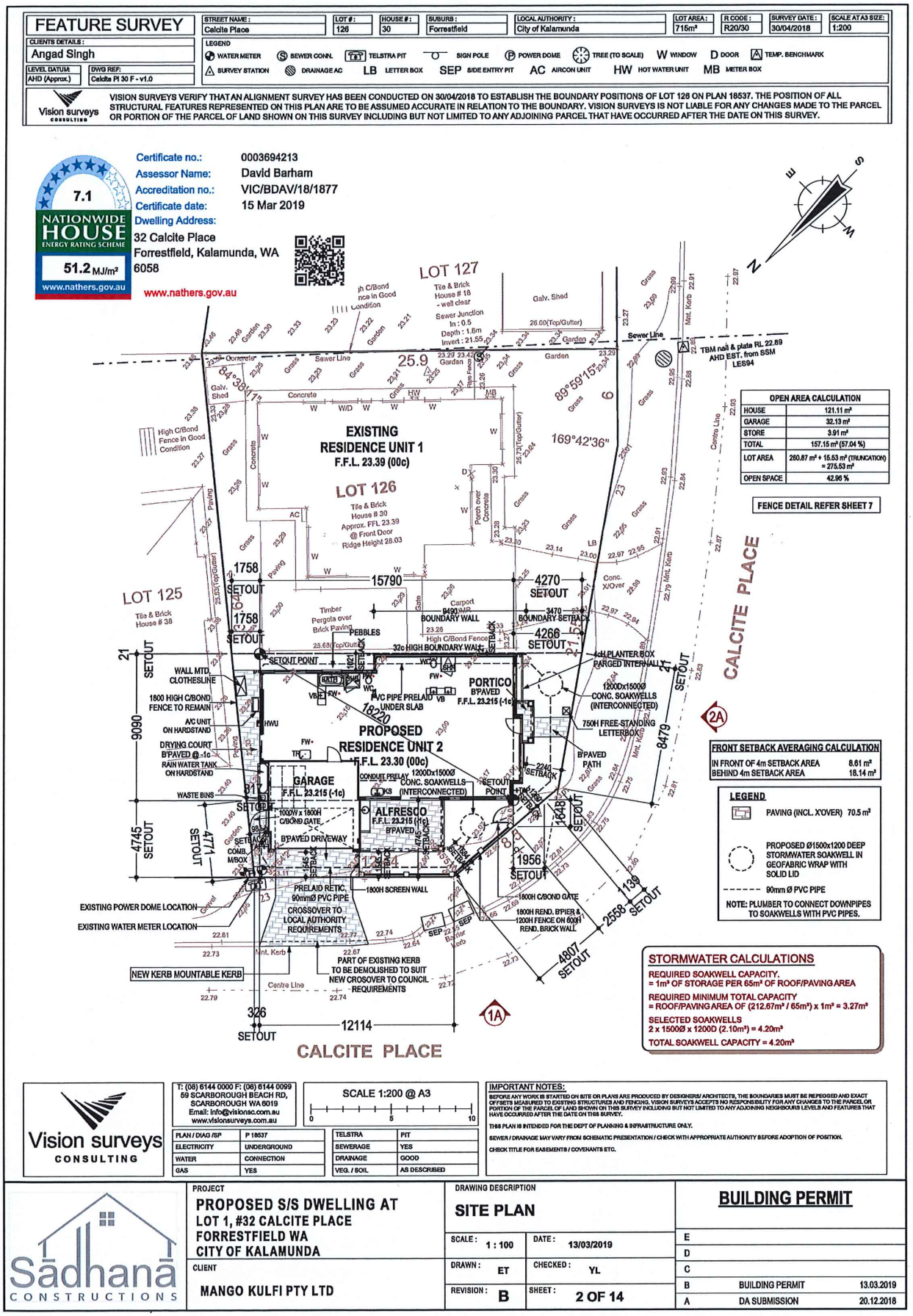
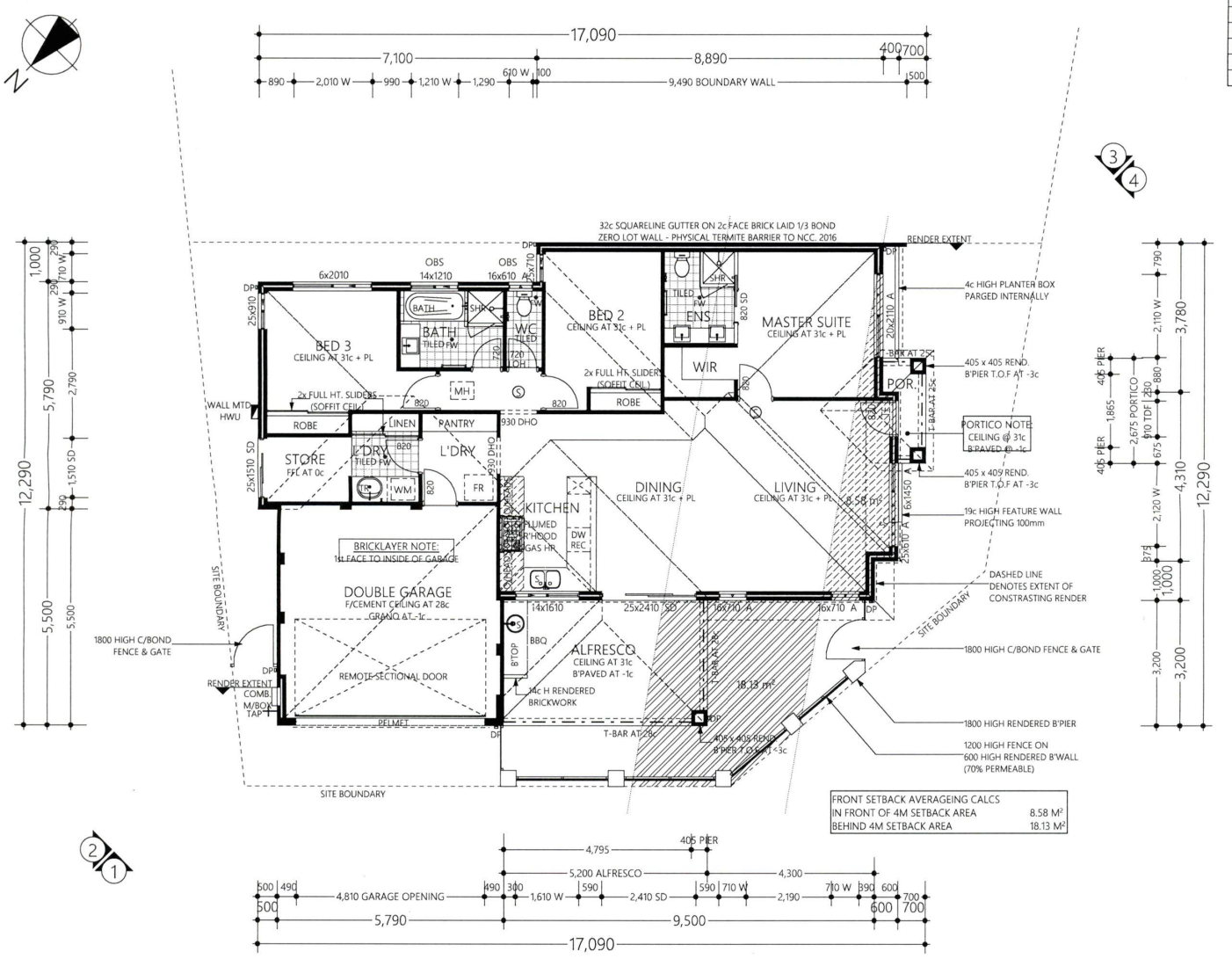

FEATURE SURVEY
STREET NAME: Calcite Place
LOT #: 126
HOUSE #: 30
SUBURB: Forrestfield
LOCAL AUTHORITY: City of Kalamunda
LOT AREA: 715m²
R CODE: R20/30
SURVEY DATE: 30/04/2018
SCALE AT A3 SIZE: 1:200
CLIENTS DETAILS: Angad Singh
LEVEL DATUM: AHD (Approx.)
DWG REF: Calcite Pl 30 F - v1.0
LEGEND
WATER METER
SEWER CONN.
TELSTRA PIT
SIGN POLE
POWER DOME
TREE (TO SCALE)
W WINDOW
D DOOR
TEMP. BENCHMARK
SURVEY STATION
DRAINAGE AC
LB LETTER BOX
SEP SIDE ENTRY PIT
AC AIRCON UNIT
HW HOT WATER UNIT
MB METER BOX
Vision surveys CONSULTING
VISION SURVEYS VERIFY THAT AN ALIGNMENT SURVEY HAS BEEN CONDUCTED ON 30/04/2018 TO ESTABLISH THE BOUNDARY POSITIONS OF LOT 126 ON PLAN 18537. THE POSITION OF ALL STRUCTURAL FEATURES REPRESENTED ON THIS PLAN ARE TO BE ASSUMED ACCURATE IN RELATION TO THE BOUNDARY. VISION SURVEYS IS NOT LIABLE FOR ANY CHANGES MADE TO THE PARCEL OR PORTION OF THE PARCEL OF LAND SHOWN ON THIS SURVEY INCLUDING BUT NOT LIMITED TO ANY ADJOINING PARCEL THAT HAVE OCCURRED AFTER THE DATE ON THIS SURVEY.
7.1
NATIONWIDE HOUSE ENERGY RATING SCHEME
51.2 MJ/m²
www.nathers.gov.au
Certificate no.: 0003694213
Assessor Name: David Barham
Accreditation no.: VIC/BDAV/18/1877
Certificate date: 15 Mar 2019
Dwelling Address:
32 Calcite Place
Forrestfield, Kalamunda, WA
6058
www.nathers.gov.au
LOT 127
Tile & Brick House # 18 - well clear
Sewer Junction In : 0.5 Depth : 1.8m Invert : 21.55
Galv. Shed
26.00(Top/Gutter)
Sewer Line
TBM nail & plate RL 22.89 AHD EST. from SSM LES94
84°38'17"
89°59'15"
169°42'36"
EXISTING RESIDENCE UNIT 1
F.F.L. 23.39 (00c)
LOT 126
Tile & Brick House # 30
Approx. FFL 23.39 @ Front Door
Ridge Height 28.03
High C/Bond Fence in Good Condition
LOT 125
Tile & Brick House # 38
Timber Pergola over Brick Paving
PEBBLES
Carport
BOUNDARY WALL
BOUNDARY SETBACK
32c HIGH BOUNDARY WALL
PVC PIPE PRELAID UNDER SLAB
PORTICO
B'PAVED
F.F.L. 23.215 (-1c)
PROPOSED RESIDENCE UNIT 2
F.F.L. 23.30 (00c)
GARAGE
F.F.L. 23.215 (-1c)
ALFRESCO
F.F.L. 23.215 (-1c)
B'PAVED
B'PAVED DRIVEWAY
1000W x 1800H C/BOND GATE
WALL MTD. CLOTHESLINE
1800 HIGH C/BOND FENCE TO REMAIN
A/C UNIT ON HARDSTAND
DRYING COURT B'PAVED @ -1c
RAIN WATER TANK ON HARDSTAND
WASTE BINS
COMB. M/BOX
SETOUT POINT
H PLANTER BOX PARGED INTERNALLY
1200Dx1500Ø CONC. SOAKWELLS (INTERCONNECTED)
750H FREE-STANDING LETTERBOX
B'PAVED PATH
CONDUIT PRELAY 1200Dx1500Ø CONC. SOAKWELLS (INTERCONNECTED)
PRELAID RETIC. 90mmØ PVC PIPE
CROSSOVER TO LOCAL AUTHORITY REQUIREMENTS
1800H SCREEN WALL
1800H C/BOND GATE
1800H REND. B'PIER & 1200H FENCE ON 600H REND. BRICK WALL
EXISTING POWER DOME LOCATION
EXISTING WATER METER LOCATION
NEW KERB MOUNTABLE KERB
PART OF EXISTING KERB TO BE DEMOLISHED TO SUIT NEW CROSOVER TO COUNCIL REQUIREMENTS
Mnt. Kerb
Centre Line
CALCITE PLACE
15790
12114
OPEN AREA CALCULATION
HOUSE 121.11 m²
GARAGE 32.13 m²
STORE 3.91 m²
TOTAL 157.15 m² (57.04 %)
LOT AREA 260.87 m² + 15.53 m² (TRUNCATION) = 275.53 m²
OPEN SPACE 42.96 %
FENCE DETAIL REFER SHEET 7
FRONT SETBACK AVERAGING CALCULATION
IN FRONT OF 4m SETBACK AREA 8.61 m²
BEHIND 4m SETBACK AREA 18.14 m²
LEGEND
PAVING (INCL. X'OVER) 70.5 m²
PROPOSED Ø1500x1200 DEEP STORMWATER SOAKWELL IN GEOFABRIC WRAP WITH SOLID LID
90mm Ø PVC PIPE
NOTE: PLUMBER TO CONNECT DOWNPIPES TO SOAKWELLS WITH PVC PIPES.
STORMWATER CALCULATIONS
REQUIRED SOAKWELL CAPACITY.
= 1m³ OF STORAGE PER 65m² OF ROOF/PAVING AREA
REQUIRED MINIMUM TOTAL CAPACITY
= ROOF/PAVING AREA OF (212.67m² / 65m²) x 1m³ = 3.27m³
SELECTED SOAKWELLS
2 x 1500Ø x 1200D (2.10m³) = 4.20m³
TOTAL SOAKWELL CAPACITY = 4.20m³
Vision surveys CONSULTING
T: (08) 6144 0000 F: (08) 6144 0099
59 SCARBOROUGH BEACH RD, SCARBOROUGH WA 6019
Email: info@visionsc.com.au
www.visionsurveys.com.au
SCALE 1:200 @ A3
PLAN / DIAG /SP P 18537
ELECTRICITY UNDERGROUND
WATER CONNECTION
GAS YES
TELSTRA PIT
SEWERAGE YES
DRAINAGE GOOD
VEG. / SOIL AS DESCRIBED
IMPORTANT NOTES:
BEFORE ANY WORK IS STARTED ON SITE OR PLANS ARE PRODUCED BY DESIGNERS/ ARCHITECTS, THE BOUNDARIES MUST BE REPEGGED AND EXACT OFFSETS MEASURED TO EXISTING STRUCTURES AND FENCING. VISION SURVEYS ACCEPTS NO RESPONSIBILITY FOR ANY CHANGES TO THE PARCEL OR PORTION OF THE PARCEL OF LAND SHOWN ON THIS SURVEY INCLUDING BUT NOT LIMITED TO ANY ADJOINING NEIGHBOURS LEVELS AND FEATURES THAT HAVE OCCURRED AFTER THE DATE ON THIS SURVEY.
THIS PLAN IS INTENDED FOR THE DEPT OF PLANNING & INFRASTRUCTURE ONLY.
SEWER / DRAINAGE MAY VARY FROM SCHEMATIC PRESENTATION / CHECK WITH APPROPRIATE AUTHORITY BEFORE ADOPTION OF POSITION.
CHECK TITLE FOR EASEMENTS / COVENANTS ETC.
Sādhanā CONSTRUCTIONS
PROJECT
PROPOSED S/S DWELLING AT
LOT 1, #32 CALCITE PLACE
FORRESTFIELD WA
CITY OF KALAMUNDA
CLIENT
MANGO KULFI PTY LTD
DRAWING DESCRIPTION
SITE PLAN
SCALE: 1 : 100
DATE: 13/03/2019
DRAWN: ET
CHECKED: YL
REVISION: B
SHEET: 2 OF 14
BUILDING PERMIT
E
D
C
B BUILDING PERMIT 13.03.2019
A DA SUBMISSION 20.12.2018

FLOOR AREA		
Location	Area	Perimeter
GARAGE	32.13	22.96
PORTICO	2.22	7.55
ALFRESCO	16.63	16.79
HOUSE	121.11	50.96
STORE	3.91	8.30
	176.00 m²	106.56 m

ROOF AREA - UNIT 3	
AREA [m2 ON THE FL...	180.95
AREA [m2 ON THE RA...	198.76



FRONT SETBACK AVERAGEING CALCS	
IN FRONT OF 4M SETBACK AREA	8.58 M²
BEHIND 4M SETBACK AREA	18.13 M²

DA SUBMISSION

E		
D		
C		
B		
A	DA AMENDMENT	20.12.2018

Sādhanā CONSTRUCTIONS

PROJECT

LOT 126, #30 CALCITE PLACE FORRESTFIELD, KALAMUNDA

CLIENT

ANGAD SINGH

DRAWING DESCRIPTION

FLOOR PLAN

SCALE : 1 : 100	DATE : 20/12/2018
DRAWN : ET	CHECKED : YL
REVISION : A	SHEET : 5 OF 7